TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:

(NAME)

(STREET ADDRESS OR ROUTE NUMBER)

(CITY) (P. O. ZONE) (STATE)

SEND TAX BILLS TO:

First Federal Savings
(NAME)

Union at Fourth
(STREET ADDRESS)

Nashville, Tennessee 37219
(CITY) (ZONE) (STATE)

MAP-PARCEL NUMBERS:

Map 166-5
Par. 115

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For and in consideration of the sum of Ten & 00/100 ($10.00) DOLLARS

cash in hand paid by William J. Mazzoli and wife, Margaret A. Mazzoli

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, Randall Phillips Builders, Inc.,

hereinafter referred to as the GRANTOR has bargained and sold, and by these presents does transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 184 on the Plan of Hickory Valley, Section I, as of record in Book 4175,page 75, Register's Office for said County.

Said lot fronts 80 feet on the southerly side of Townes Drive and extends back 160.11 feet on the easterly line and 168 feet on the westerly line to a dead line and measures 82.98 feet thereon.

Being part of the property vested in Randall Phillips Builders, Inc., by deed from Clyde H. Delvin, Jr. and wife, as of record in Book 4314, page 657, said Register's Office.

This conveyance is subject to recorded restrictions, easements and setback lines applicable to said property and to taxes for 1970.

unimproved ( )
This is improved (X) property, known as 291 Townes Drive, Nashville, Tennessee
(House Number) (Street) (P. O. Address:) (City or Town) (Postal Zone)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And it does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And it does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has caused this instrument to be executed by its duly authorized officers on this the 23rd day of September, 1970.

ATTEST: XXXX

RANDALL PHILLIPS BUILDERS, INC.

By: Randall Phillips
Randall Phillips, President

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, [illegible], a Notary Public within and for the State and County aforesaid, personally appeared Randall Phillips with whom I am personally acquainted and who upon (his oath) (himself) acknowledged to be the President and XXXXX respectively of the Randall Phillips Builders, Inc. the within named bargainor, a corporation, and that (he) as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Randall Phillips as such President and affixing the same by the order XXXXXXXXXXXXXXXXXXXX as such XXXXX

Witness my hand and official seal at office at Nashville, Tennessee on this the 23rd day of September, 1970.

My commission expires APR 28 1973

Notary Public.

TENNESSEE TITLE COMPANY

Corporate Warranty Deed

$ 23,500.00

FROM
RANDALL PHILLIPS BUILDERS, INC.

To
WILLIAM J. MAZZOLI & WIFE, MARGARET A. MAZZOLI

REGISTER STAMP BELOW

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

This instrument prepared by
STEPHENSON, LACKEY, HOLMAN & ARCHER
First Federal Building
Nashville, Tennessee 37219

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

FORM NO. 1005 - REVISED

PLEASE MAIL TO - Mr. Wm. J. Mazzoli, 291 Townes Drive, Nashville, Tenn. 37211

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A 89431

IDENTIF. REFERENCE

SEP 9 2 56 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

SEP-9??	CONV	23,500.00			
SEP-9??	S'TAX		A*	61.10	
SEP-9??	PR'FEE		A*	.50	
SEP-9??	W'DEED		A*	3.00	* 64.60

I hereby offer this instrument for record and do swear or affirm that to the best of my knowledge and belief the greater of the actual consideration for or value of the property interest herein transferred is $ 23,500.00

State of Tennessee)
County of Davidson)

William J. Bazzoli
Affiant

Sworn to and subscribed before me this 8 day of September, 19 70

G. S. SCOVILLE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires: [illegible]

Notary Public, in and for the aforesaid State and County.